

WES REED
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E-mail:

September 9, 2014

Chief Clerk of the TCEQ
Mail Code 105
P. O. Box 13087
Austin, TX 78711-3087

Attention: Agenda Docket Clerk

Dear Clerk:

In response to the position that the Owners of Reed Ranch (Joe Reed, Wes Reed, Johnny Reed and Justin Reed) do not have standing to request a hearing to challenge the effects of flooding productive hay meadows, fertile pastures, and natural hardwood habitats, I have attached the following exhibits to show exactly where our land lies within the footprint of the proposed lake:

- A. Copies of legal descriptions of the land that will be affected by the proposed reservoir;
- B. Copy of map that identifies the Reed Ranch with specific parcels as identified by the survey for the proposed lake that was prepared under the direction of North Texas Municipal Water District. (see 82979, 82978, 74092, 78155, 75782, and 82981.)

As stated in my letter of 2007 wherein I was requesting a hearing to determine the effects of flooding property that has been in our family for four and now five generations, our property will definitely be affected if Bois d'Arc Creek Reservoir is constructed. It is my understanding that North Texas Municipal Water District needs approximately 700 plus acres of our property in order to complete their construction site and provide the necessary easement that surrounds the water level that will constantly fluctuate due to supply and demand.

Chief Clerk of the TCEQ
September 9, 2014
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Presently, we are running a cow/calf operation that is dependent on forage that primarily comes from our low land pastures and hay meadows. They always seem to produce the best forage for our production. Without this particular property, we will have to totally re-assess our operation or shut it down completely.

I will not be available for the September 24, 2014, meeting, but my brother, Joe Reed, will be present to answer any questions concerning our standing to be heard on how the proposed Lower Bois d'Arc Creek Reservoir will affect property owners within the footprint of said lake.

If you look at the maps prepared by the North Texas Water District surveyors, we are right in the middle on the South side of their proposed lake site. To deny us standing would be denying due process and equal protection under the law.

Sincerely yours,



Wes Reed

WR:ef
Enclosures - 2
CC: Applicant
Executive Director
Public Interest Counsel
Alternative Dispute Resolution
Chief Clerk

SCHEDULE B-6
To Settlement Agreement
Estate of Joseph Y. Reed, Deceased
Dated: _____

Honey Grove Ranch Property, Fannin County, Texas

Subject property is legally described in the following manner:

All that certain tract or parcel of land situated in Fannin County, Texas North about 62° East 11 miles from the City of Bonham, being a part of the SAMUEL SLOAN SURVEY, ABST. #987, more fully described as follows: BEGINNING at an iron stake standing in the North Boundary Line of the original Survey, 1959 ft. East from the Northwest corner of said Survey; THENCE East, with the North line of the original Survey passing the Southeast corner of the Claude Elliott land at 2479 ft., continuing East in all 3089 ft. to a point in the center of an old abandoned county road for the Northeast corner of this tract; THENCE with the center of said road as follows: South 3° 10 min. West 700 ft., South 0° 30 min. East 895 ft., South 7° 30 min. East 900 ft., South 11° East 400 ft., South 23° 40 min. East 1098 ft., South 13° East 1469 ft. to the intersection of the center line of another county road; THENCE with the center line of said county road as follows: South 3° West 1499 ft., South 84° East 411 ft., South 4° East 361 ft., leaving road at this point; THENCE along an old fence line as follows: West 1218 ft., North 86° 30 min. West 106 ft., North 16° 30 min. West 197 ft. leaving fence line at 1636 ft., continuing West in all with the center of a county road 1988 ft., leaving road at this point; THENCE North 16° 40 min. West 780 ft. to a stake for a corner; THENCE West 759 ft. to an iron stake for a corner; THENCE North 6241 ft. to the point of beginning, containing 556.75 acres of land, more or less, and being a part of the land described as Item 2 in a Partition Deed by and Between S.F. Leslie, Robert A. Leslie, Ruth Leslie Barrett, et al, dated February 1958 and recorded in Vol. 407, Page 410, Deed Records, Fannin County, Texas. LESS 4.832 acres conveyed by Robert A. Leslie to Ruth L. Barrett by Deed dated September 27, 1963 of record in Vol. 472, Page 19, Deed Records, Fannin County, Texas, said 4.832 acres being described as follows: From the Northwest corner of the original survey, GO East 1959'; Then GO South 5941 ft. to a stake set for the point of beginning, and the Northwest corner of this tract; THENCE South 89° East 674 ft. to a stake for the Northeast corner of this tract; THENCE South 16° 30 min. East 300 ft. to a stake for the Southeast corner; THENCE West 759 ft. to a stake for the Southwest corner; THENCE North 300 ft. to the point of beginning, containing 4.832 acres of land.

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SCHEDULE B-6 (continued)
To Settlement Agreement
Estate of Joseph Y. Reed, Deceased
Dated: _____

Subject property is legally described in the following manner:

of the County of Dallas, State of Texas, all that certain lot or parcel of land situated in Fannin County, Texas, described as follows, to-wit:-
FIRST TRACT: Containing 340.73 acres of the Samuel Sloan survey, Patent No. 344 Vol. 7; Beginning at the N.E. corner of the Samuel Sloan survey; Thence S. 1755 varas to the S.E. corner of a tract of 170.3 acres deeded by Cravens to E.S. Cravens; Thence W. 1061 1/2 varas to the S.W. corner of said tract; Thence N. 1806 varas to a stake on the line of Samuel Sloan survey; Thence E. 1073 varas to the beginning.
SECOND TRACT: 84.6 acres of the Benjamin Petit survey assignee of James King survey, Patent No. 274, Volume 3 beginning at the N.E. corner of the Samuel Sloan survey; Thence E. 201 varas to J.H.W. Johnson W. line thence S. 25 varas to his S.W. corner; Thence E. 467 varas to N.W. corner of Spence 17 acres; Thence S. 313 varas to the S.W. corner of said Spence 17 acre tract; Thence E. 60 varas to the N.W. corner of Spence 107 acres; Thence S. about 31 West to N.W. corner of 25 acres in Gambill Survey once owned by R.K. Tyler; Thence W. 424 varas Stake in E. line of the Samuel Sloan survey; Thence N. 796 varas to the beginning.

THIRD TRACT: Containing 93.5 acres of the James Daughterty survey, Patent No. 112 vol. 7; Beginning at the S.E. corner of the said Daughterty survey; Thence N. 1040 varas a stake; Thence W. 507 1/2 stake; Thence S. 1042 1/2 varas stake; Thence E. 466 1/2 varas to the beginning.

FOURTH TRACT: 27-1/8 acres of the William Gambill survey, being the same land deeded to H.E. Neblett by W.D. Wilkins on the 10th day of October 1898; Beginning at the N.W. corner of said Gambill survey on the E.B. line of the Samuel Sloan survey; Thence S. 593 varas to stake, the N.W. corner of 23 acres of W.H. Carson land; Thence E. 385 varas to the center of Ward's Creek; Thence down said Creek with the meanderings of same to stake in the N.E. line of said Gambill survey, the same being in the center of Ward's Creek; Thence W. with N.E. line of said Gambill survey 423-3/4 varas to the beginning in all four tracts 545.9 acres of land.

FIFTH TRACT: A part of the Samuel Sloan Survey and situated about 14 miles N.E. from Bonham Fannin County, Texas, and a part of a tract of 85-1/2 acres deeded to L.G. Parker by H.D. Wolfe and wife, Emma Wolfe on the 11th day of September 1900 and further described by metes and bounds as follows:

Beginning at a stake the S.E. corner of said 85 1/2 acres; Thence North 396 varas to a stake; Thence West 520 varas to a stake; Thence South 396 varas to a stake in the S.E. line of said 85 1/2 acres; Thence East 520 varas to the place of beginning and containing 36-1/2 acres.

SIXTH-----TRACT: All that certain tract of land about 8 miles North of the town of Windom in Fannin County, Texas, and out of the Samuel Sloan survey, and described by metes and bounds as follows: Beginning on the East side of a county road running North and South, and at the southwest corner of the tract herein conveyed, and the northwest corner of a tract of land now owned by grantees herein; Thence North 1469 feet to a corner, same being the southwest corner of a tract of land owned by Butler and his children; Thence East 913 feet to a corner; Thence South 1190 feet to a corner; Thence West 518 feet to a corner; containing 22 acres of land, more or less and being a part of the land deeded to S.F. Leslie by Bonham State Bank on the East side of the road above referred to, and being a part of the land deeded to S.F. Leslie by J.E. Jolley et al., East of the road above referred to.

It is the intention of this deed to convey to grantees herein all of the land owned by grantors herein East of the road leading North and South above referred to and adjacent thereto.

SCHEDULE B-6 (continued)
 To Settlement Agreement
 Estate of Joseph V. Reed, Deceased
 Dated: _____

Subject property is legally described in the following manner:

FIRST TRACT: A part of the Samuel Sloan Survey BEGINNING at the N.W. corner of a certain tract deeded by R.E. Lee to M.W. Money, a stake; THENCE E. 341 ft. a stake; THENCE N. 123 ft. a stake; THENCE W. 245 ft. a stake; THENCE E. 94 ft. a stake; THENCE N. 111 ft. a stake; THENCE S. 111 ft. to the place of beginning;

SECOND TRACT: Situated in Fannin County, Texas, about 15 miles N.W. from the town of Pantom and being a part of the Samuel Sloan Survey BEGINNING at the N.W. corner of said parcel of land a stake; THENCE E. 111 ft. a stake; THENCE S. 111 ft. a stake; THENCE W. 111 ft. a stake; THENCE N. 111 ft. a stake to the place of beginning, containing 160 acres of land;

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THIRD TRACT: Situated in Fannin County, Texas, about 15 miles N.W. from the town of Pantom, BEGINNING at the S.E. corner of a certain tract deeded by R.E. Lee to M.W. Money, a stake; THENCE N. 111 ft. a stake; THENCE W. 111 ft. a stake; THENCE S. 111 ft. a stake; THENCE E. 111 ft. to the place of beginning, being one land and one 1/2 acre of land, being 1 1/2 acres of land, dated April 2, 1907;

FOURTH TRACT: Situated in Fannin County, Texas, about 15 miles N.W. from the town of Pantom, BEGINNING at the N.W. corner of a certain tract deeded by R.E. Lee to J.L. Weaver & wife, a stake; THENCE N. 111 ft. a stake; THENCE W. 111 ft. a stake; THENCE S. 111 ft. a stake; THENCE E. 111 ft. to the place of beginning;

These tracts of land herein described being the same land conveyed by J.P. Brown to J.L. Brown by deed dated October 16, 1916, of record in Book 117, Page 13, Fannin County Deed Records.

SCHEDULE B-6 (continued)
To Settlement Agreement
Estate of Joseph Y. Reed, Deceased
Dated: _____

Subject property is legally described in the following manner:

tract of land about 8 miles north of the Town of Windom in Fannin County, Texas, and out of the Samuel Sloan Survey, and described by metes and bounds as follows:

Beginning on the east side of a county road running north and south, and at the southwest corner of the tract herein conveyed, and the northwest corner of a tract of land now owned by grantees herein, THENCE North 1469 feet to a corner, same being the southwest corner of a tract of land owned by Butler and his children; THENCE East 913 feet to a corner; THENCE South 1190 feet to a corner; THENCE West 518 feet to a corner, containing 22 acres of land, more or less, and being a part of the land deeded to S. F. Leslie by Bonham State Bank on the east of the road above referred to, and being a part of the land deeded to S. F. Leslie by J. B. Jolley et al., east of the road above referred to.

It is the intention of this deed to convey to grantees herein all of the land owned by grantors herein east of said road leading north and south above referred to, and adjacent thereto.

BEING 26 acres of land, more or less, situated in Fannin County, Texas, a part of the G. M. Nix Survey, Abat. No. 100, being the same property described in a deed from Joe H. Reed, et al, to Joseph Young Reed, dated 2/19/1965, and recorded in Volume 480, Page 328, Deed Records, Fannin County, Texas.

Together with any real property not deemed to be above described, held, used, fenced, and claimed within the present recognized boundaries of Honey Grove Ranch.

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